

# **\$610,000 - 531 Stonegate Road Nw, Airdrie**

MLS® #A2258120

**\$610,000**

3 Bedroom, 3.00 Bathroom, 1,623 sqft

Residential on 0.11 Acres

Stonegate, Airdrie, Alberta

**LOCATION! LOCATION! LOCATION!**

Charming Family Home in a Quiet, Friendly Neighborhood

Welcome to this inviting 2-storey home located on a peaceful street surrounded by wonderful neighbors. A playground just steps away sets the tone for this warm, family-oriented community.

**Main Level Highlights**

**Welcoming Front Porch & Foyer:** Step into a grand sunken entryway with ceramic tile flooring.

**Open & Bright Layout:** Perfect for entertaining or everyday living.

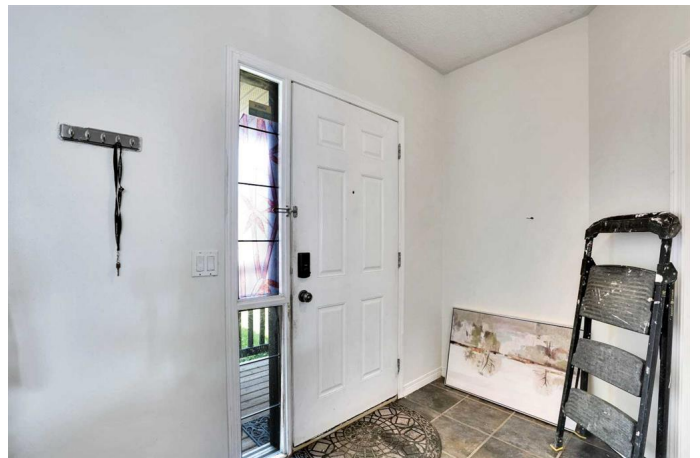
**Stylish Kitchen:** Beautiful oak cabinetry, plenty of counter space, central island, and a corner pantry.

**Dining Nook:** Sun-filled breakfast space overlooking the south-facing backyard.

**Cozy Living Room:** Features a built-in gas fireplace for those relaxing evenings.

**Practical Touches:** Convenient half bath plus laundry/mud room on the main floor.

**Upstairs Retreat**



Primary Suite: Spacious master bedroom with a walk-in closet and a luxurious 4-piece ensuite featuring an oversized soaker tub and separate shower.

Two Additional Bedrooms: Generously sized with their own full 4-piece bath.

Basement & Outdoor Space

Partially Finished Basement: Wide open recreation area with laminate floors, built-in sound wiring, and rough-in for a future bathroom—ready for your finishing touches.

Large South-Facing Yard: Fully fenced, complete with a fire pit for memorable evenings outdoors.

This home combines style, comfort, and functionality in a fantastic location. From the family-friendly street to the bright open design and outdoor living space, it’s the perfect place to create lasting memories.

Don’t miss your chance to own this gem—schedule your private tour today!

Built in 2004

Essential Information

MLS® #	A2258120
Price	\$610,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,623
Acres	0.11
Year Built	2004
Type	Residential

Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	531 Stonegate Road Nw
Subdivision	Stonegate
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 2Z9

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, Pantry
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Partially Finished

### **Exterior**

Exterior Features	Fire Pit, Playground, Private Yard
Lot Description	Landscaped, Level, Rectangular Lot, Treed
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	September 17th, 2025
Zoning	R1

**Listing Details**

Listing Office                      CIR Realty

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